

2022-028809

11:10 am 04/04/22 DE Fee: 23.00

Count of Pages 4 PC

Recorded in Official Records

County of San Mateo

Mark Church

Assessor-County Clerk-Recorder



**RECORDING REQUESTED BY:**

Lawyers Title Company

**When Recorded Mail Document and Tax Statement To:**

Ismael Navarro and Amy Mackewicz  
491 Ebken Street  
Pacifica, CA 94044

SPACE ABOVE THIS LINE FOR RECORDER'S USE

**Escrow Order No.:** FLNP-0042200003

Property Address: 491 Ebken Street,  
Pacifica, CA 94044  
APN/Parcel ID(s): 022-035-150

**GRANT DEED**

**The undersigned grantor(s) declare(s)**

- This transfer is exempt from the documentary transfer tax.
  - The documentary transfer tax is \$1,419.00** and is computed on:
    - the full value of the interest or property conveyed.
    - the full value less the liens or encumbrances remaining thereon at the time of sale.
- The property is located in  the **City of Pacifica**.

**FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,**

Sarah Ellerbrock and Ronald L. Talbot, Co-Trustees of the Kate Talbot Trust

**hereby GRANT(S) to**

Ismael Navarro and Amy Mackewicz, husband and wife as community property with right of survivorship

**the following described real property in the** City of Pacifica, County of San Mateo, State of California:

LOT 36, BLOCK 12, AS DELINEATED UPON THAT CERTAIN MAP ENTITLED "AMENDED AND SUPPLEMENTAL MAP OF ROCKAWAY BEACH", IN THE CITY OF PACIFICA, COUNTY OF SAN MATEO, STATE OF CALIFORNIA, FILED IN THE OFFICE OF THE RECORDER OF THE COUNTY OF SAN MATEO, STATE OF CALIFORNIA, ON NOVEMBER 18, 1907, IN BOOK 5 OF MAPS, AT PAGE(S) 44.

JPN: 022-003-035-15

**PROPERTY COMMONLY KNOWN AS:** 491 Ebken Street, Pacifica, CA 94044

**MAIL TAX STATEMENTS AS DIRECTED ABOVE**

**GRANT DEED**  
(continued)

APN/Parcel ID(s): 022-035-150

Dated: March 24, 2022

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Sarah Ellerbrock and Ronald L. Talbot, Co-Trustees of the Kate Talbot Trust  
**SIGNED IN COUNTERPART**

BY: \_\_\_\_\_  
Sarah Ellerbrock, Co-Trustee

BY: Ronald L. Talbot  
Ronald L. Talbot, Co-Trustee

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California  
County of San Mateo

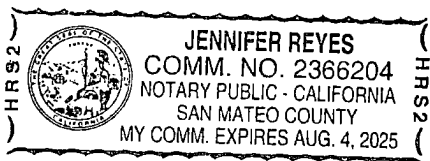
On March 25, 2022 before me, Jennifer Reyes, Notary Public,  
(here insert name and title of the officer)

personally appeared Ronald L. Talbot,  
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature [Handwritten Signature]



**GRANT DEED**  
(continued)

APN/Parcel ID(s): 022-035-150

Dated: March 24, 2022

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Sarah Ellerbrock and Ronald L. Talbot, Co-Trustees of the Kate Talbot Trust

BY: *Sarah Ellerbrock*  
Sarah Ellerbrock, Co-Trustee

BY: *Ronald L. Talbot*  
Ronald L. Talbot, Co-Trustee

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California  
County of San Mateo

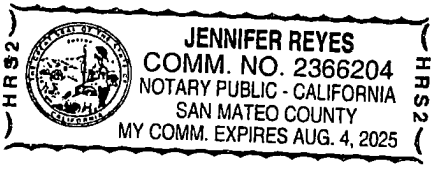
On March 25, 2022 before me, Jennifer Reyes, Notary Public,  
(here insert name and title of the officer)

personally appeared Ronald L Talbot,  
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature *Jennifer Reyes*



# GRAND DEED

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of Washington  
County of KING

On 28 March 2022 before me, PREETHI CHANDRAN Notary Public,  
(here insert name and title of the officer)

personally appeared SARAH ELLERBROCK, CO-TRUSTEE  
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

C. Ruthi  
Signature

PREETHI CHANDRAN  
Notary Public  
State of Washington  
License Number 20100824  
My Commission Expires  
October 18, 2023